

V. COMMUNITY IMAGE

There is a desire by the community to improve its identity and to emphasize the Critical Area environment of the community. The BQIA furnished the sign that is near the intersection of Bowleys Quarters and Carroll Island Roads. The County furnished and installed the Critical Area signs throughout the community. These

were completed as part of an action that was completed in 1991.

The community image is initially established by the appearance of the businesses located on Eastern Avenue, Carroll Island Road and Bowleys Quarters Road.

There are violations of local regulations with outdoor displays and sales, temporary establishments (tent sales), storage of equipment and derelict buildings, etc. Other businesses may not be in direct violation of County codes, but convey an overall lack of pride in the appearance of the properties. In some cases the surface of the parking area is filled with potholes, weeds grow from crevices and lawns are poorly maintained. Landscaping is often minimal or non-existing.

Private residential property owners can also be in violation of zoning regulations. Some use their property for the storage of abandoned vehicles or discarded tires and appliances.

Issue: Upgrade the appearance of area businesses, some private properties and compliance with zoning regulations.

Action: Encourage business owners and residents to maintain or improve the appearance of their property. Educate the community about the most common zoning violations.

Action: The BQIA will conduct an annual survey and will notify business and private property owners that are not in compliance with the zoning regulations.

Action: If deemed necessary the BQIA will request that the Baltimore County Division of Code Inspection and Enforcement conduct a "sweep", which notifies property owners of all code violations. If the violation is not corrected within a specified time, the County will initiate legal action.

Issue: Signs should be in compliance with zoning regulations.

Action: If deemed necessary the BQIA will request that the Baltimore County division of Code Inspection and Enforcement conduct a "sweep" and will notify owners not in compliance with the sign regulations. If the violation is not corrected within a specified time, the County will initiate legal action.